

## **5.0 ENVIRONMENTAL IMPACTS AND MITIGATION MEASURES**

This section provides an evaluation of the potentially significant environmental effects of the Valle Verde Retirement Community project that were identified by the Initial Study prepared for the project (see Appendix A). The term “significant effect” is defined by section 15382 of the *CEQA Guidelines* as “a substantial, or potentially substantial adverse change in any of the physical conditions within the area affected by the project, including land, air, water, minerals, flora, fauna, ambient noise, and objects of historic or aesthetic significance. An economic or social change by itself shall not be considered a significant effect on the environment. A social or economic change related to a physical change may be considered in determining whether the physical change is significant.”

In addition to determining that the proposed project has the potential to result in significant environmental impacts, the Initial Study identified other potential issue areas and environmental effects that may result from the project. A summary of those impacts and the mitigation measures that were proposed by the Initial Study to reduce the identified impacts to a less than significant level is provided in the Summary (Section 2.0) of this EIR. A Mitigation Monitoring and Reporting Plan for the mitigation measures recommended by the Initial Study and this EIR is provided in Appendix C.

To aid in the description of project-related environmental impacts, four types of impacts may be identified by the EIR impact analysis:

**Class I. Significant and Unavoidable:** An impact whose effect cannot be reduced below significance through the implementation of reasonably available and feasible mitigation measures. For such an impact, section 15093 of the *CEQA Guidelines* requires that the Lead Agency adopt a Statement of Overriding Considerations if the project is approved.

**Class II. Potentially Significant but Mitigable:** An impact that can be reduced to below a level of significance by implementing reasonably available and feasible mitigation measures. For such an impact, section 15091 of the *CEQA Guidelines* requires the Lead Agency to adopt findings that the impact has been reduced to a less than significant level if the project is approved.

**Class III. Less Than Significant:** A project may result in environmental impacts that are adverse, however, the effect of the impact does not exceed the applicable threshold of significance. These impacts are considered to be “less than significant” and mitigation measures to reduce the impact are not required by CEQA. However, in some instances, mitigation measures are recommended that would minimize these effects and their contribution to cumulative impacts.

**Class IV. Beneficial:** An effect that would reduce existing environmental problems or hazards may be referred to as a “beneficial” impact.